

AN ORDINANCE AUTHORIZING THE TOWNSHIP OF BRIDGEWATER TO RENEW A LEASE AGREEMENT WITH THE MARTIN LUTHER KING YOUTH CENTER OF SOMERVILLE MANOR, INC. FOR CERTAIN REAL PROPERTY IN THE TOWNSHIP OF BRIDGEWATER BLOCK 515 LOT 4 (FORMERLY KNOWN AS BLOCK 4430 LOTS 532, 533 AND 542 THROUGH 548) KNOWN AS 1298 PRINCE RODGERS AVENUE FOR FIVE YEARS (FROM MARCH 1, 2023 TO FEBRUARY 29, 2028) AT AN ANNUAL RENTAL OF \$1.00 PER YEAR

BE IT ORDAINED by the Township Council of the Township of Bridgewater as follows:

SECTION 1: The Township Council hereby determines and states as follows:

- A. On April 4, 1977, the Township Council adopted Ordinance No. 77-13 which authorized a ten-year Lease Agreement with the Martin Luther King Youth Center of Somerville Manor, Inc., a non-profit corporation, for real property in the Township of Bridgewater known as Lots 532, 533 and 542 through 548 in Block 4430, along with improvements thereon, pursuant to N.J.S.A. 40A:12-14 and 12-15.
- B. The Lease has been renewed several times by the Township with the present Lease expiring on February 28, 2023.
- C. The Martin Luther King Youth Center has requested an extension of the Lease.

SECTION 2: The Township of Bridgewater is hereby authorized to enter into a Lease Agreement, as Landlord, with the Martin Luther King Youth Center of Somerville Manor, Inc., a non-profit corporation, as Tenant, for real property in the Township of Bridgewater known as to Lots 532, 533 and 542 through 548 in Block 4430, together with improvements thereon, said real property more specifically described as set forth on Schedule A which is annexed hereto and made a part hereof

SECTION 3: The said Lease shall comply with the terms of N.J.S.A.40A:12-14 and 12-15.

SECTION 4: The annual consideration for the said Lease shall be one (\$1.00) Dollar.

SECTION 5: The said lease, which shall be a renewal of the Lease authorized by Ordinance No. 77-13, shall be for a term of five (5) years.

SECTION 6: The officer of the Township responsible for enforcement of the conditions of the said Lease shall be the Business Administrator or his authorized representative.

SECTION 7: The Tenant shall annually submit to the Business Administrator a report setting out the use to which the leasehold was put each year, the activities of the Lease undertaken in furtherance of the public purpose for which the leasehold was granted, the approximate value or cost, if any, of such activities in furtherance of such purpose, and an affirmation of the continued tax-exempt status of the non-profit corporation pursuant to both State and Federal law.

SECTION 8: The Mayor and Township Clerk are hereby authorized and directed to execute a renewal of the aforesaid lease agreement annexed hereto for an additional five (5) year period, subject to approval of the form by the Township Attorney.

SECTION 9: This Ordinance shall take effect in the time and manner provided by law.

Adopted: March 2, 2023
Effective: March 23, 2023